

STAFF REVIEW AGENDA

01/24/2008
FINAL

Zoning

1 PDC08-001 Work Code: Privately Initiated MANAGER: Ella Samonsky
APN: **26438012** TECH: Helen Maddox ENGINEER: Norman Mascarinas
Historic: No Impervious Surface: No Owner: TRINH DANH T TRUSTEE & ET AL HONG NG
RDA area: SNI Planned Community: No
District: 3 Zone: CN GP: MHDR (12-25) Near a Waterway (<300ft): No
Address: 863 ALMADEN AV SNI area: Washington Historic Dist: NO
Gross acres: 0.16 Previous files: PD08-002 PDC06-124 PD06-063 PRE06-198
west side of Almaden Avenue, approximately 350 feet south of West Virginia Street
Planned Development Rezoning from CN Commercial Neighborhood Zoning District to A(PD) Planned Development Zoning District to allow up to three single-family detached residences on a 0.16 gross acre site

2 PDC08-003 Work Code: Privately Initiated MANAGER: Avril Baty
APN: **47731054** TECH: Derek Ng ENGINEER: Amit Mutsuddy
Historic: No Impervious Surface: No Owner:
RDA area: SNI Planned Community: No
District: 7 Zone: R-1-8 GP: MLDR (8.0) Near a Waterway (<300ft): No
Address: 1502 MCLAUGHLIN AV SNI area: Tully/Senter, *Santee Historic Dist: NO
Gross acres: 0.51 Previous files: PRE07-237 PRE07-060 RSL05-074 PRE05-411 PRE05-
north side of McLaughlin Avenue, approximately 150 feet easterly of Carnelian Drive
Planned Development Rezoning from R-1-8 Single Family Residence Zoning District to A(PD) Planned Development Zoning District to allow up to 4 single-family residences on a 0.26 gross acre site.

Planned Development

3 PD08-001 Work Code: None MANAGER: Reena Mathew
APN: **25415072** TECH: Warren Winkler ENGINEER: Vivian Tom
Historic: No Impervious Surface: Yes Owner: Charles Territo
RDA area: No Planned Community: No
District: 4 Zone: A, R-1-5(PD) GP: MHDR (12-25), MDR(8-16), N Near a Waterway (<300ft): No
Address: 0 BERRYESSA RD SNI area: No Historic Dist: NO
Gross acres: 20.52 Previous files: PT08-001 PDC07-033 PRE06-302 GP06-04-04 PRE05-
east corner of Berryessa and Jackson Avenue
Planned Development Permit to allow the construction of 379 residential units and 33,000 sq ft of retail space on a 20.52 gross acre site

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Planned Development

- 4 PD08-002 Work Code: None MANAGER: Ella Samonsky
APN: **26438012** TECH: Helen Maddox ENGINEER: Norman Mascarinas
Historic: No Impervious Surface: No Owner: TRINH DANH T TRUSTEE & ET AL HONG NG
RDA area: SNI Planned Community: No
District: 3 Zone: CN GP: MHDR (12-25) Near a Waterway (<300ft): No
Address: 863 ALMADEN AV SNI area: Washington Historic Dist: NO
Gross acres: 0.16 Previous files: PDC08-001 PDC06-124 PD06-063 PRE06-198
west side of Almaden Avenue, approximately 350 feet south of West Virginia Street
Planned Development Permit to demolish an existing structure and construct three single-family detached residences on a 0.16 gross acre site

Site Development

- 5 H08-002 Work Code: None MANAGER: Christopher Burton
APN: **09733104** TECH: Helen Maddox ENGINEER: Ryan Do
Historic: No Impervious Surface: Yes Owner: BP ZANKER RD LLC
RDA area: Rincon de los Esteros Planned Community: No
District: 4 Zone: IP GP: IP Near a Waterway (<300ft): No
Address: 3130 ZANKER RD SNI area: No Historic Dist: NO
Gross acres: 25.54 Previous files:
northeast corner of Zanker Road and Montague Expressway
Site Development Permit to construct two buildings for a total of 532,969 square feet for research and development office uses and two free-standing garages on a 25.54 gross acre site
- 6 H08-003 Work Code: None MANAGER: Edward Schreiner
APN: **26434070** TECH: Derek Ng ENGINEER: Vivian Tom
Historic: Yes Impervious Surface: Yes Owner: CENTER FOR EMPLOYMENT TRAINING
RDA area: SNI Planned Community: No
District: 3 Zone: R-2 GP: PQP Near a Waterway (<300ft): No
Address: 701 VINE ST SNI area: Washington Historic Dist: NO
Gross acres: 1 Previous files:
northwest corner of West Virginia Street and Vine Street
Site Development Permit to construct a 17542 sq. ft. building for public charter school use on a 1 gross acre site.

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Site Development

- 7 HA83-021-01 Work Code: Industrial Lot MANAGER: Rachel Roberts
APN: **23703049** TECH: Sylvia Do ENGINEER:
Historic: No Impervious Surface: Owner: WW & LJ GATEWAYS, LTD.
RDA area: Planned Community: No
District: 4 Zone: IP GP: IP Near a Waterway (<300ft):No
Address: 1797 FOX DR SNI area: No Historic Dist: NO
Gross acres: 3.23 Previous files:
southwest corner of Fox Lane and Fox Drive
Live tree removal permit for two Italian Stone Pine trees measuring 65- and 72-inches in circumference on a 3.23 gross acre site.

Special Use Permit

- 8 SP08-001 Work Code: None MANAGER: Edward Schreiner
APN: **69034001** TECH: Helen Maddox ENGINEER: N/A
Historic: No Impervious Surface: No Owner: BARBACCIA PROPERTIES ET AL
RDA area: No Planned Community: No
District: 2 Zone: CN GP: MLDR (8.0) Near a Waterway (<300ft):No
Address: 161 BLOSSOM HILL RD SNI area: No Historic Dist: NO
Gross acres: 0.5 Previous files: CP06-018
northwest corner of Blossom Hill Road and Poughkeepsie Road
Special Use Permit to demolish and remove all structures of a gasoline service station on a 0.5 gross acre site
- 9 SP08-002 Work Code: None MANAGER: Martina Davis
APN: **26409043** TECH: Helen Maddox ENGINEER: Norman Mascarinas
Historic: No Impervious Surface: No Owner: NMSBPCSLDHB
RDA area: SNI (19 areas) Planned Community: No
District: 6 Zone: IP GP: IP Near a Waterway (<300ft):No
Address: 505 LINCOLN AV SNI area: Burbank/Del Monte Historic Dist: NO
Gross acres: 2 Previous files: GP05-06-02
west side of Lincoln Avenue, approximately 500 feet southerly of Auzerais Avenue
Special Use Permit to allow demolition of existing office buildings and removal of trees on a 2.17 gross acre site
- 10 SP08-003 Work Code: None MANAGER: Christopher Burton
APN: **49731043** TECH: Warren Winkler ENGINEER: Amit Mutsuddy
Historic: No Impervious Surface: No Owner: STOURAS PETE A AND VIRGINIA P TRUSTE
RDA area: No Planned Community: No
District: 7 Zone: IP GP: LI Near a Waterway (<300ft):No
Address: 2899 AIELLO DR SNI area: No Historic Dist: NO
Gross acres: 0.56 Previous files:
west corner of Aiello Dr and Lewis Rd
Special Use Permit to allow the operation of a wholesale bakery on a 0.56 gross acre site

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Tentative Map

- 11 AT08-002 Work Code: MANAGER: Edward Schreiner
APN: **56750011** TECH: Ben Corrales ENGINEER: N/A
Historic: No Impervious Surface: Owner: PUEBLO PLAZA PARTNERSHIP
RDA area: SNI Planned Community: No
District: 10 Zone: CP GP: RC Near a Waterway (<300ft): No
Address: 0 BLOSSOM HILL RD SNI area: Hoffman/Via Monte Historic Dist: NO
Gross acres: 10.25 Previous files:
southwest corner of Almaden Road and Blossom Hill Road
Lot Line adjustment request to combine four (4) adjacent parcels into two (2) lots.
- 12 AT08-003 Work Code: MANAGER: Reena Mathew
APN: **59519035** TECH: Lesley Xavier ENGINEER: N/A
Historic: No Impervious Surface: Owner: PHAM TUYET T ET AL
RDA area: No Planned Community: No
District: 4 Zone: R-1-5 GP: NUH Near a Waterway (<300ft): No
Address: 0 SOPHIST DR SNI area: No Historic Dist: NO
Gross acres: 0.617 Previous files:
north side of Sophist Drive, approximately 450 feet westerly of Boulder Drive □ □
Lot Line adjustment request to combine two adjacent parcels into one lot.
- 13 PT08-001 Work Code: Vesting Map MANAGER: Reena Mathew
APN: **25415072** TECH: Warren Winkler ENGINEER: N/A
Historic: No Impervious Surface: Owner: Joseph Territo
RDA area: No Planned Community: No
District: 4 Zone: A, R-1-5(PD) GP: MHDR (12-25), MDR(8-16), ↑ Near a Waterway (<300ft): No
Address: 0 BERRYESSA RD SNI area: No Historic Dist: NO
Gross acres: 20.52 Previous files: PD08-001 PDC07-033 PRE06-302 GP06-04-04 PRE05
east corner of Berryessa and Jackson Avenue
Vesting Tentative Map to reconfigure 9 parcels into 103 lots for 379 residential units and 33,000 sq ft of commercial floorspace on a 20.52 gross acre site

Tree Removal

- 14 TR08-004 Work Code: SF Lot - on private lot MANAGER: Licinia McMorro
APN: **40357066** TECH: Jeff Roche ENGINEER:
Historic: No Impervious Surface: Owner: PACKWOOD DONALD L TRUSTEE & ET AL
RDA area: No Planned Community: No
District: 1 Zone: R-1-8 GP: MLDR (8.0) Near a Waterway (<300ft): No
Address: 2361 CAMROSE AV SNI area: No Historic Dist: NO
Gross acres: 0.15 Previous files:
2361 Camrose Avenue
Live Tree Removal Permit to remove one Alder tree, approximately 70-inches in circumference, from the rear yard of an existing single-family detached residence

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Tree Removal

- 15 TR08-005 Work Code: SF Lot - on private lot MANAGER: Martina Davis
APN: **38116076** TECH: Sylvia Do ENGINEER:
Historic: No Impervious Surface: Owner: CREDI DOMINIC J AND MARILYN E TRUSTE
RDA area: No Planned Community: No
District: 1 Zone: R-1-8 GP: MLDR (8.0) Near a Waterway (<300ft): No
Address: 4478 MORAN DR SNI area: No Historic Dist: NO
Gross acres: 0.14 Previous files:
4478 MORAN DR
Dead tree removal for one Modesto Ash measuring 80 inches in circumference.
- 16 TR08-006 Work Code: SF Lot - on private lot MANAGER: Sanhita Mallick
APN: **44238008** TECH: Bill Roth ENGINEER:
Historic: No Impervious Surface: Owner: LEE NANETTE ET AL
RDA area: No Planned Community: No
District: 9 Zone: R-1-8 GP: MLDR (8.0) Near a Waterway (<300ft): No
Address: 1824 NESTORITA WY SNI area: No Historic Dist: NO
Gross acres: 0.18 Previous files:
1824 Nestorita Way
Tree removal permit for one live silk oak tree, measuring 88 inches in circumference, located in the rear yard of a SFDR in the R-1-8 Residential Zoning District.
- 17 TR08-007 Work Code: SF Lot - on private lot MANAGER: Jeff Roche
APN: **41938028** TECH: Jeff Roche ENGINEER:
Historic: No Impervious Surface: Owner: WILCOX JEFFREY M AND ELIZABETH A
RDA area: No Planned Community: No
District: 9 Zone: R-1-8 GP: MLDR (8.0) Near a Waterway (<300ft): No
Address: 4873 CAROLINE WY SNI area: No Historic Dist: NO
Gross acres: 0.14 Previous files:
4873 CAROLINE WY
Dead Tree Removal Permit to allow the removal of one Liquid Amber tree, approximately 92-inches in circumference from the front yard of an existing single-family detached residential lot only.
- 18 TR08-008 Work Code: SF Lot - on private lot MANAGER: Jeff Roche
APN: **30731038** TECH: Jeff Roche ENGINEER:
Historic: No Impervious Surface: Owner: SAM TSUCHIHASHI
RDA area: No Planned Community: No
District: 1 Zone: R-1-8 GP: MLDR (8.0) Near a Waterway (<300ft): No
Address: 3710 SHAYNOR CT SNI area: No Historic Dist: NO
Gross acres: 0.16 Previous files:
3710 SHAYNOR CT
Dead Tree Removal Permit to allow the removal of one Pine tree, approximately 56-inches in circumference from the front yard of an existing single-family residential lot only.

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Tree Removal

- 19 TR08-009 Work Code: SF Lot - on private lot MANAGER: Suparna Saha
APN: **56704019** TECH: Ben Corrales ENGINEER:
Historic: No Impervious Surface: Owner: GLADDEN MICHAEL E AND KIMBERLY E
RDA area: No Planned Community: No
District: 9 Zone: R-1-8 GP: MLDR (8.0) Near a Waterway (<300ft): No
Address: 5151 CAMDEN AV SNI area: No Historic Dist: NO
Gross acres: 0.15 Previous files:

west side of Camden Avenue, approximately 600 feet north of Nora Way.

Tree removal permit to allow remotion of a Pinus Halepensis of approximately 116 inches in circumference located in the private lot of a property located in the R-1-8 Zoning District.

- 20 TR08-010 Work Code: SF Lot - on private lot MANAGER: Martina Davis
APN: **43917119** TECH: Ben Corrales ENGINEER:
Historic: No Impervious Surface: Owner: ARBUCKLE JAMES M
RDA area: No Planned Community: No
District: 6 Zone: R-1-8 GP: MLDR (8.0) Near a Waterway (<300ft): No
Address: 988 FRANQUETTE AV SNI area: No Historic Dist: NO
Gross acres: 0.21 Previous files:

south side of Franquette Avenue, approximately 900 feet east of Lincoln Avenue

Tree removal permit for a live Oak Tree of approximately 73 inches in circumference to allow future addition to a single-family house located in the R-1-8 Zoning District.

- 21 TR08-011 Work Code: SF Lot - on private lot MANAGER: Ella Samonsky
APN: **27420082** TECH: Sylvia Do ENGINEER:
Historic: No Impervious Surface: Owner: TSURUTA YOSHINO AND HARTE JEFFREY
RDA area: No Planned Community: No
District: 6 Zone: R-1-8 GP: MLDR (8.0) Near a Waterway (<300ft): No
Address: 1750 CLEVELAND AV SNI area: No Historic Dist: NO
Gross acres: 0.15 Previous files:

1750 Cleveland Avenue

Tree Removal Permit to remove one Mexican Elder tree measuring approximately 75 inches in circumference from the rear yard of a single-family residence

Conditional Use

- 22 CP08-003 Work Code: CP Generic MANAGER: Sanhita Mallick
APN: **48118032** TECH: Helen Maddox ENGINEER: Maria Angeles
Historic: No Impervious Surface: No Owner: GENERAL CONFERENCE OF THE CHURCH
RDA area: Planned Community: No
District: 5 Zone: R-1-8 GP: MDR (8-16) Near a Waterway (<300ft): No
Address: 87 MCCREERY AV SNI area: Mayfair Historic Dist: NO
Gross acres: 0.3 Previous files: **AT06-070**

west side of McCreery Avenue approximately 450 feet southerly of Alum Rock Avenue

Conditional Use Permit to demolish a single-family house, serving as a parking lot for an existing religious assembly on a 0.34 gross acre site

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Conditional Use

- 23 CP08-004 Work Code: CP for Off-Sale of Alcohol MANAGER: Edward Schreiner
APN: **49148004** TECH: Roland White ENGINEER: Norman Mascarinas
Historic: No Impervious Surface: Yes Owner: BP WEST COAST PRODUCTS LLC
RDA area: No Planned Community: No
District: 8 Zone: CG GP: RC Near a Waterway (<300ft): Yes
Address: 2375 QUIMBY RD SNI area: No Historic Dist: NO
Gross acres: 0.75 Previous files:
northwest corner of Quimby Road and E. Capitol Expressway
Conditional Use Permit to allow construction of a gasoline service station with 24-hour operation and off-sale of alcoholic beverages on a 0.75 gross acre site

- 24 CP08-005 Work Code: CP for Off-Sale of Alcohol MANAGER: Edward Schreiner
APN: **56901036** TECH: Roland White ENGINEER: Norman Mascarinas
Historic: No Impervious Surface: Yes Owner: BP WEST COAST PRODS LLC
RDA area: No Planned Community: No
District: 9 Zone: CP GP: GC Near a Waterway (<300ft): No
Address: 4995 ALMADEN EX SNI area: No Historic Dist: NO
Gross acres: 0.55 Previous files:
northwest corner of Cherry Avenue and Almaden Expressway
Conditional Use Permit to allow construction of a gasoline service station with 24-hour operation and off-sale of alcoholic beverages on a 0.55 gross acre site

Single Family development

- 25 SF08-001 Work Code: Other MANAGER: John Kim
APN: **46725061** TECH: John Kim ENGINEER:
Historic: Yes Impervious Surface: No Owner: VU NGHI BINH AND PHAM KHIET
RDA area: SNI Planned Community: No
District: 3 Zone: R-M GP: MDR (8-16) Near a Waterway (<300ft):
Address: 84 S 10TH ST SNI area: 13th Street, University Historic Dist: NO
Gross acres: 0.18 Previous files: **LNC06-001**
east side of S. 10th Street approximately 100 feet north of E. San Fernando Street
Single-Family House Permit to allow the rebuild of a 259-square foot fire-damaged portion at the rear of a single family residence previously built without benefit of permit, rebuild of a 401-square foot fire-damaged detached garage, new windows, siding, and roofing for all rebuilt portions, and rep



CITY OF SAN JOSE, CALIFORNIA

Department of Planning, Building and Code Enforcement
200 East Santa Clara Street
San Jose, CA 95113-1905

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1/13/2008 to 1/19/2008

Parcel Maps

1	3-18338	Sub Code: Without Tentative Map	PW Engineer: Amit Mutsuddy
	APN: 43919100	Work Proposed: Residential	PL Manager: Martina Davis
	District: 6	Gross acres: .45	Owner: GREG MUSSALLEM
	Address: 965 MALONE RD		
	Previous files: PRE07-194		

CONVERSION OF TWO LOTS INTO THREE LOTS, SFR